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GOVT. STATISTICIAN

27 DEC. 1950

RECORDS

BUILDING STATISTICS, TASMANIA - SEPTEMBER QUARTER, 1950.

The Deputy Commonwealth Statistician (Mr. J. C. Stephen), has made available the following particulars of New Building Statistics for the quarter ended 30th September, 1950, together with comparable data for preceding periods.

It should be noted that following the introduction of a new system of collection, it is now possible to provide building statistics on a municipal basis. Figures for house construction according to municipalities may be found on pages 5 and 6 of this release.

1. DEFINITIONS OF TERMS USED.

A statement of definitions of terms used will be found on page 9.

2. SUMMARY FOR QUARTER ENDED 30TH SEPTEMBER, 1950.

Building statistics for Tasmania for September quarter, 1950, are summarized in the following tables. The figures indicate a continuation of the improvement in building results achieved, which has been a feature in preceding quarters.

A. - CONSTRUCTION OF NEW BUILDINGS, TASMANIA - SEPTEMBER QUARTER, 1950.

Description of Building and Constructing Agency	Commenced during Sept. Qr. 1950		Completed during Sept. Qr. 1950		Under Construction at 30th September, 1950.		
	No. of Bldgs.	Value (a)	No. of Bldgs.	Value (a)	No. of Bldgs.	Value (a)	Value of work done to date
		£'000		£'000		£'000	£'000
1. Houses (b)							
(1) Private							
Contractors -							
On Pte A/c.	277	572	373	656	941	1,942	977
On Gov. A/c.	184	271	157	221	490	877	361
(11) Gov. Day							
Labour	95	160	92	159	305	578	171
(111) Owner-Builders	412	632	416	576	1,544	2,407	951
<u>Total Houses</u>	968	1,635	1,038	1,612	3,280	5,804	2,460
2. Flats (c)							
(1) Private							
Contractors -							
On Pte. A/c.	3	3	5	9	12	20	8
(11) Government							
Day Labour	-	-	-	-	2	5	2
3. Shops with Dwellings.							
(1) Private							
Contractors -							
On Pte. A/c.	9	16	7	22	17	39	19
On Govt. A/c.	-	-	1	4	-	-	-
4. Shops without Dwellings.							
(1) Private							
Contractors -							
On Pte. A/c.	18	59	12	20	34	111	41
5. Hotels, Guest Houses etc. (1) Private							
Contractors -							
On Private Account	2	33	1	22	4	105	23
On Gov. Account	-	-	-	-	4	169	25

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Description of Building and Constructing Agency	Commenced during Sept. Qr. 1950.		Completed during Sept. Qr. 1950.		Under Construction at 30th September, 1950.		
	No. of Bldgs.	Value (a)	No. of Bldgs.	Value (a)	No. of Bldgs.	Value (a)	Value of work done to date
		£'000		£'000		£'000	£'000
6. Factories -							
(1) Private							
Contractors -							
On Pte. A/c	6	108	14	269	40	1,111	572
On Gov. A/c.	-	-	2	44	3	49	37
(11) Government							
Day Labour	-	-	1	25	-	-	-
7. Other New Bldgs.							
(1) Private							
Contractors -							
On Pte. A/c.	42	183	25	48	52	417	186
On Gov. A/c.	50	148	51	76	208	1,375	378
(11) Government							
Day Labour	11	15	16	27	4	298	143
<u>Total Other New Bldgs.</u>	141	565	135	566	380	3,699	1,434
All New Buildings							
(1) Private							
Contractors -							
On Pte. A/c.	357	974	437	1,046	1,100	3,745	1,826
On Gov. A/c.	234	419	211	345	705	2,470	801
(11) Government							
Day Labour	106	175	109	211	311	881	316
(111) Owner-Builders	412	632	416	576	1,544	2,407	951
<u>GRAND TOTAL</u>	1,109	2,200	1,173	2,178	3,660	9,503	3,894

(a) When completed. (b) Temporary dwellings not included. (c) Number indicates number of individual flats provided as new dwellings.

B. - PERSONS ACTUALLY WORKING ON JOBS CARRIED OUT BY BUILDERS OF NEW BUILDINGS IN TASMANIA AS AT 30TH SEPTEMBER, 1950.

GRADE OF OCCUPATION	No.	TYPE OF OCCUPATION	No.
Contractors	1,113	Carpenters	3,208
		Bricklayers	467
Sub-Contractors	622	Painters	397
		Electricians	239
Wage Earners	5,058	Plumbers	316
		Builders' Labourers	1,448
		Others	718
<u>TOTAL WORKING ON JOBS at 30th September, 1950 (a)</u>	6,793	<u>TOTAL WORKING ON JOBS at 30th September, 1950 (a)</u>	6,793

(a) Includes estimate for persons working on owner-built jobs.

Further elaboration of the above statistics together with comparisons with preceding periods are set out in section 6 of this report.

3. NEW HOUSES.

Note: In the following statistics the term "houses" includes owner-built houses, but not converted military huts, temporary dwellings, flats and shop dwellings. Values exclude the cost of land on which the structures are erected.

1. NEW HOUSES COMPLETED:

During the quarter ended 30th September, 1950, 1,038 new houses were completed in Tasmania, an increase of 233 over the previous quarter and the greatest number completed in any quarter since the war. The numbers completed during September quarter in preceding years were 620 in 1949, 545 in 1948, 366 in 1947, 260 in 1946 and

24 to 25. The temperature was 70 to 75 degrees Fahrenheit. The humidity was 70 to 80 percent. The wind was light and variable. The sky was clear. The water was calm. The birds were active. The fish were active. The plants were healthy. The soil was moist. The weather was pleasant. The day was sunny. The night was clear. The morning was bright. The afternoon was warm. The evening was cool. The overall conditions were good. The data was collected from 10 different locations. The results were consistent. The findings were significant. The conclusions were clear. The recommendations were practical. The implementation was successful. The outcome was positive. The impact was beneficial. The future prospects were bright. The overall assessment was favorable. The data was analyzed thoroughly. The results were presented clearly. The findings were discussed in detail. The conclusions were drawn logically. The recommendations were based on sound reasoning. The implementation was carried out efficiently. The outcome was achieved as planned. The impact was felt by all concerned. The future prospects were promising. The overall assessment was highly positive. The data was well-documented. The results were well-summarized. The findings were well-explained. The conclusions were well-supported. The recommendations were well-justified. The implementation was well-monitored. The outcome was well-evaluated. The impact was well-measured. The future prospects were well-forecasted. The overall assessment was well-rounded. The data was well-organized. The results were well-structured. The findings were well-presented. The conclusions were well-articulated. The recommendations were well-formulated. The implementation was well-executed. The outcome was well-achieved. The impact was well-realized. The future prospects were well-anticipated. The overall assessment was well-comprehensive. The data was well-processed. The results were well-compiled. The findings were well-synthesized. The conclusions were well-informed. The recommendations were well-considered. The implementation was well-coordinated. The outcome was well-attained. The impact was well-ensured. The future prospects were well-secured. The overall assessment was well-validated. The data was well-verified. The results were well-confirmed. The findings were well-proven. The conclusions were well-established. The recommendations were well-adopted. The implementation was well-implemented. The outcome was well-fulfilled. The impact was well-achieved. The future prospects were well-ensured. The overall assessment was well-satisfying. The data was well-validated. The results were well-confirmed. The findings were well-proven. The conclusions were well-established. The recommendations were well-adopted. The implementation was well-implemented. The outcome was well-fulfilled. The impact was well-achieved. The future prospects were well-ensured. The overall assessment was well-satisfying.

84 in 1945. In the post-war period (September quarter, 1945, to September quarter, 1950, inclusive) 9,270 permanent new houses have been completed in the State.

In addition to houses, 6 new dwellings were provided during the quarter by construction of new flats and conversions into flats, while 8 shops with dwellings were also completed.

Of the 9,270 houses completed in Tasmania since 1st July, 1945, 2,269 or 24% were of brick, concrete etc. construction and 7,001 or 76% of wood etc. materials. For September quarter, 1950, 233 or 22% of the total houses completed were brick etc., and 805 or 78% wood etc. materials.

The average recorded value of each house completed in Tasmania has risen very rapidly from £786 in September quarter, 1945, to £1,015 in September quarter, 1946; to £1,074 in September quarter, 1947; to £1,246 in September quarter, 1948; to £1,456 in September quarter, 1949; and to £1,553 in September quarter, 1950. For September quarter, 1950, the average value of each brick, concrete, etc. house completed was £2,155, compared with £1,379 for each wood, fibro-cement, etc. house. The corresponding average values for September quarter, 1949, were brick, concrete etc. £2,000, and wood, fibro-cement, etc. £1,267. Since 1945-46 the average completed cost has risen 72% per brick, etc. house, and 67% per wood etc. house.

(11) NEW HOUSES COMMENCED: The number of new houses commenced during September quarter, 1950, was 968, or 65 less than the 1,033 recorded for June quarter, 1950. However, the number compares favourably with 854 commencements during March quarter, 1950, 926 during December quarter, 1949, and 851 during September quarter, 1949. Since July, 1945, a total of approximately 12,501 new houses has been placed under construction in Tasmania.

(111) NEW HOUSES UNDER CONSTRUCTION: During September qtr., 1950, the number of new houses completed exceeded the number commenced by a fairly substantial margin. As a result the number of houses under construction fell from 3,357 at 30th June, 1950, to 3,280 at 30th September, 1950. These figures compare with 2,804 houses under construction at 30th September, 1949, 2,166 at 30th September, 1948, 1,701 at 30th September, 1947, and 1,144 at 30th September, 1946. The houses under construction at 30th September, 1950, were distributed, according to materials of outer walls, as follows:- Brick etc. 1,039 (31.7%); Wood, 2,098 (63.9%); Fibro-Cement 141 (4.3%); and others 2 (0.1%)-

The following table shows in summary form the number of houses commenced, completed and under construction for the years 1945-46 to 1949-50, and the September quarter, 1950.

NEW HOUSES, TASMANIA.

Period	Commenced		Completed		Under construction at end of period	
	No.	Value	No.	Value	No.	Value
		£'000		£'000		
1945-46	1,316 (a)	1,100 (a)	479	453	1,013	1,066
1946-47	1,642	1,854	1,070	1,137	1,557	1,802
1947-48	2,062	2,603	1,544	1,741	2,065	2,742
1948-49 - September Qr.	667	899	545	679	2,166	2,944
December Qr.	575	798	564	740	2,161	3,029
March Qr.	778	1,065	589	775	2,346	3,426
June Qr.	829	1,175	589	798	2,575	3,802
Year 1948-49	2,849	3,937	2,287	2,992	2,575	3,802
1949-50 - September Qr.	851	1,281	620	903	2,804	4,305
December Qr.	926	1,472	655	933	3,073	4,852
March Qr.	854	1,371	772	1,127	3,148	5,110
June Qr.	1,033	1,715	805	1,222	3,357	5,652
Year 1949-50	3,664	5,839	2,852	4,185	3,357	5,652
1950-51 - September Qr.	968	1,635	1,038	1,612	3,280	5,804
TOTAL SINCE 1/7/1945	12,501	16,968	9,270	12,120	-	-

(a) Estimated; actual figures not collected.

The total number of dwellings according to type, completed and under construction is set out in the following table -

CONSTRUCTION OF DWELLINGS ACCORDING TO TYPE, TASMANIA.

Period	Private Houses				New Flats (Dwelling units)(b)	Shops with Dwellings	Total
	Brick Concrete, etc. (a)	Wood	Fibro-Cement	Other			
Dwellings Completed - No.							
1945-46	111	356	12	-	-	2	481
1946-47	296	756	14	4	21	8	1,099
1947-48	373	1,127	41	3	4	8	1,556
1948-49	534	1,606	140	7	25	28	2,340
1949-50 - Sept. Qr.	160	431	29	-	16	2	638
Dec. Qr.	155	447	50	3	2	4	661
March Qr.	200	527	41	4	1	6	779
June Qr.	207	550	45	3	5	6	816
Year 1949-50	722	1,955	165	10	24	18	2,894
1950-51 - Sept. Qr.	233	748	56	1	5	8	1,051
TOTAL SINCE 1/7/1945	2,269	6,548	428	25	79	72	9,421

Dwellings under Construction - No.

1949 - 30th September	941	1,706	154	3	17	20	2,841
1950 - 30th September	1,039	2,098	141	2	14	17	3,311

(a) Includes Veneers. (b) Conversions into Flats are excluded.

In the next table the types of new houses completed and under construction are shown as percentages of the total number of new houses, and the average costs of each completed new house, according to type, are compared -

PROPORTIONS & AVERAGE RECORDED COST OF EACH TYPE OF NEW HOUSE, TASMANIA.

Period	Proportions of New Houses						Average recorded cost per New House Completed		
	Completed			Under Construction at end of period			Brick (a)	Wood	Fibro etc. (b)
	Brick (a)	Wood	Fibro etc. (b)	Brick (a)	Wood	Fibro etc. (b)			
	%	%	%	%	%	%	£	£	£
1945-46	23.2	74.3	2.5	29.7	68.9	1.4	1,252	857	750
1946-47	27.7	70.6	1.7	30.4	68.0	1.6	1,392	939	833
1947-48	24.2	73.0	2.8	30.6	65.6	3.8	1,582	988	841
1948-49	23.4	70.2	6.4	33.5	61.3	5.2	1,830	1,183	782
1949-50	25.3	68.6	6.1	33.5	61.6	4.9	2,012	1,315	926
1949 - Sept. Qr.	25.8	69.5	4.7	33.6	60.8	5.6	2,000	1,271	1,207
Dec. Qr.	23.7	68.2	8.1	33.1	61.6	5.3	1,961	1,306	849
1950 - March Qr.	25.9	68.3	5.8	33.3		5.1	1,990	1,309	867
June Qr.	25.7	68.3	6.0	33.5	61.6	4.9	2,082	1,360	896
Sept. Qr.	22.4	72.1	5.5	31.7	63.9	4.4	2,155	1,424	789

(a) Includes Stone, Concrete and Veneers.

(b) Fibro-Cement and Other.

IV. NEW HOUSES ACCORDING TO MUNICIPALITIES:

For September quarter, 1950, the numbers and values of houses commenced, completed, and under construction were tabulated in local government areas. The particulars, together with those for building permits issued for houses are shown in the next two tables.

A. SUMMARY: BUILDING PERMITS GRANTED, AND CONSTRUCTION OF NEW HOUSES, SEPTEMBER QUARTER, 1950.

Area	Building Permits granted during Quarter		Commenced during Quarter		Completed during Quarter		Under Construction at end of Quarter	
	No.	Value (a)	No.	Value (a)	No.	Value (a)	No.	Value (a)
		£'000		£'000		£'000		£'000
Hobart, City	90	243	52	118	74	163	244	602
Hobart, Suburbs -								
Clarence (b)	75	147	69	141	43	73	259	507
Kingborough (b)	26	54	19	57	23	49	78	181
Glenorchy	204	385	163	301	145	269	607	1,203
Total Suburbs	305	586	251	499	211	391	944	1,891
<u>Total Hobart and Suburbs</u>	395	829	303	617	285	554	1,188	2,493
Launceston, City	50	108	71	151	78	142	260	416
Launceston, Suburbs (b) -								
Beaconsfield	45	60	19	36	18	33	81	133
Evandale	-	-	1	2	-	-	2	4
Lilydale	9	14	2	2	7	8	23	40
St. Leonards	54	96	44	67	35	48	121	210
Westbury	5	6	4	3	-	-	7	7
Total Suburbs	113	176	70	110	60	89	234	394
<u>Total Launceston and Suburbs</u>	163	284	141	261	138	231	494	810
All Other Areas	(c) 581	(c) 822	524	757	615	827	1,598	2,501
Total Tasmania:	(c) 1,139	(c) 1,935	968	1,635	1,038	1,612	3,280	5,804

(a) Value when completed.

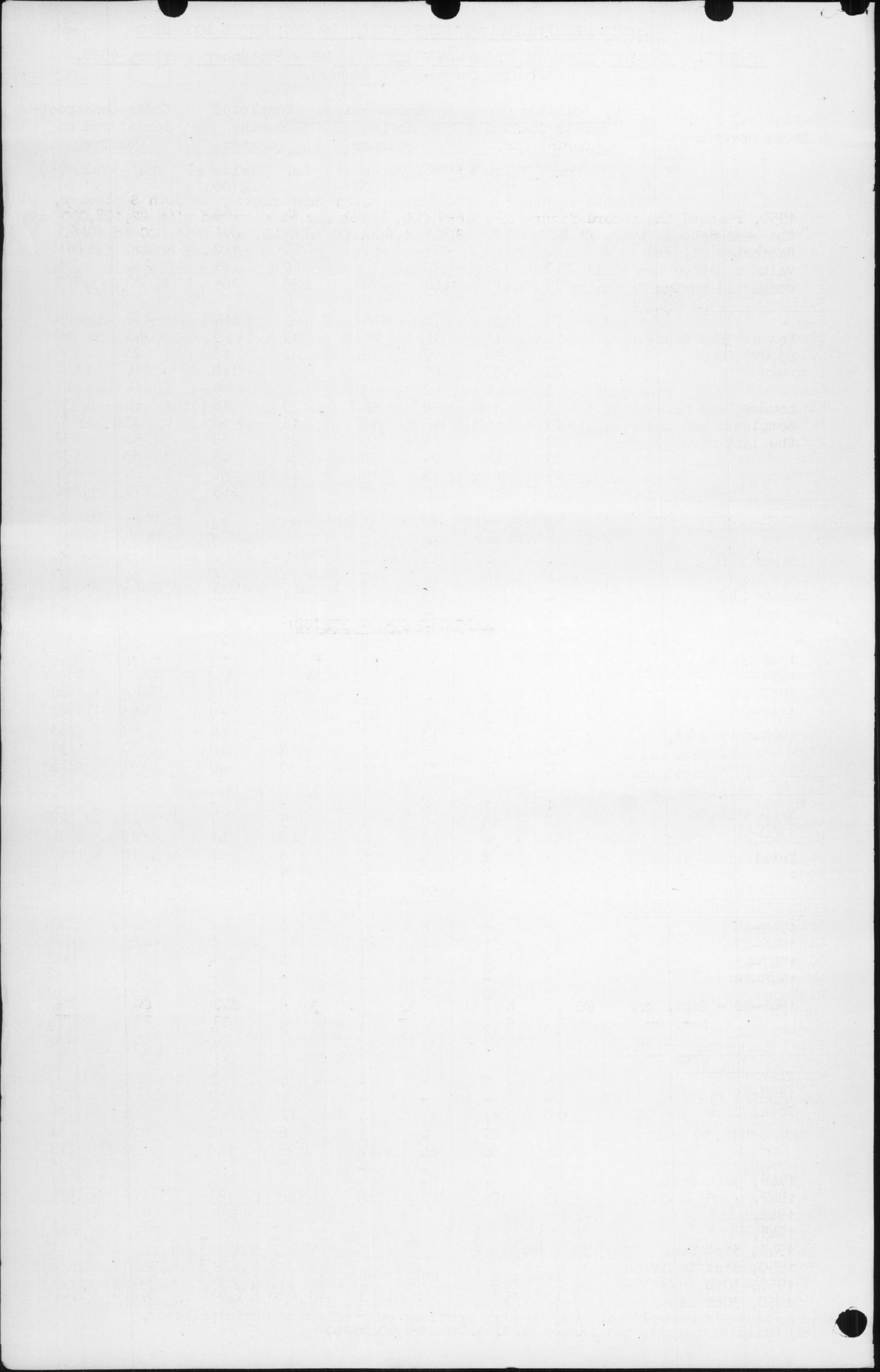
(b) Suburban areas only of these Municipalities.

(c) Excluding those Municipalities which do not require a permit to build.

TO STATISTICAL DIVISIONS AND LOCAL GOVERNMENT AREAS - September Quarter, 1950.
(Including Owner-Built Houses).

Statistical Divisions & Local Government Areas	Building Per- mits Granted during Qtr.		Commenced during Quarter		Completed during Quarter		Under Construct- ion at end of Quarter	
	No.	Value(a) £'000	No.	Value(a) £'000	No.	Value(a) £'000	No.	Value(a) £'000
<u>URBAN DIVISION</u>								
Hobart, City	90	243	52	118	74	163	244	602
" Suburbs	305	586	251	499	211	391	944	1,891
Launceston, City	50	103	71	151	78	142	260	416
" Suburbs	113	176	70	110	60	89	234	394
Total Urban Division:	558	1,113	444	878	423	785	1,682	3,303
<u>NORTH-WESTERN DIVISION</u>								
Burnie	78	131	78	146	65	114	282	495
Circular Head	14	11	14	25	19	23	43	60
Deloraine	6	10	7	13	7	13	23	38
Devonport	74	137	65	124	75	118	254	454
Kentish	3	5	2	3	6	6	14	21
King Island	9	11	8	18	9	16	15	30
Latrobe	13	16	15	13	16	16	32	37
Penguin	9	9	9	10	26	38	58	92
Ulverstone	33	48	24	36	34	45	83	132
Wynyard	25	41	18	19	42	56	68	101
Total North-Western Div.	264	419	240	407	299	445	872	1,460
<u>NORTH-EASTERN DIVISION</u>								
Beaconsfield (b)	28	33	32	34	32	32	65	92
Fingal	18	25	16	14	5	7	33	37
Flinders Island	-	-	-	-	-	-	2	4
George Town	8	10	14	17	7	5	34	40
Lilydale (b)	4	7	3	7	1	1	9	11
Portland	3	1	-	-	5	8	9	12
Ringarooma	2	2	4	2	5	7	8	8
Scottsdale	14	19	5	8	8	12	24	37
Total North-Eastern Div.	77	97	74	82	63	72	184	241
<u>NORTH-MIDLAND DIVISION</u>								
Evandale (b)	3	2	-	-	1	3	6	10
Longford	13	23	15	23	20	19	53	92
St. Leonards (b)	22	40	13	22	10	16	50	83
Westbury (b)	12	16	5	6	8	10	30	38
Total North-Midland Div.	50	81	33	51	39	48	139	223
<u>MIDLAND DIVISION</u>								
Bothwell	1	1	2	1	-	-	3	3
Campbell Town	10	13	8	11	5	7	22	28
Hamilton	44	34	45	36	48	41	23	34
Oatlands	1	2	4	5	3	2	10	17
Ross	2	2	-	-	1	2	4	5
Total Midland Division:	58	52	59	53	57	52	62	87
<u>SOUTH-EASTERN DIVISION.</u>								
Brighton	-	-	2	4	3	4	2	4
Clarence (b)	21	31	14	21	11	8	55	71
Glamorgan	3	2	1	1	4	4	4	3
Green Ponds (c)	-	-	-	-	-	-	1	2
Richmond	2	2	2	2	1	1	11	10
Sorell	11	10	7	4	6	3	35	34
Spring Bay	13	12	6	7	2	4	11	12
Total South-Eastern Div.	50	57	32	39	27	24	119	136
<u>SOUTHERN DIVISION</u>								
Bruny	5	2	-	-	4	2	5	7
Esperance (c)	-	-	-	-	1	2	2	3
Huon	10	11	11	14	12	12	24	31
Kingborough (b)	17	27	4	5	8	12	23	34
New Norfolk	44	66	64	92	98	148	132	218
Port Cygnet	1	2	-	-	3	4	11	21
Tasman	2	1	3	7	2	3	9	15
Total Southern Division	79	109	82	118	128	183	206	329
<u>WESTERN DIVISION</u>								
Queenstown	1	2	1	3	-	-	4	10
Strahan	1	2	3	4	2	3	12	15
Zeehan	1	2	3	4	-	-	-	-
Total Western Division	3	7	4	7	2	3	16	25
Total Country Divisions	581	822	524	757	615	827	1,598	2,501
TOTAL TASMANIA	1,139	1,935	968	1,635	1,038	1,612	3,280	5,804

(a) Value when completed. (b) Country sections only of these municipalities.
(c) Building permits not issued in these municipalities.



4. NEW BUILDINGS (OTHER THAN HOUSES).

Note: Values quoted exclude the cost of land on which the buildings are erected.

The value of other new buildings under construction at 30th September, 1950, reached the record figure of £3,699,000, which may be compared with £2,108,000 at the same date in 1949, £1,522,000 in 1948, £1,000,000 in 1947, and £656,000 in 1946. Factories figured very prominently and represented £1,160,000 or 31.4% of the total value of other new buildings under construction. Seventeen new factories were completed during September quarter, 1950.

The value of work done to date on other new buildings under construction at 30th September, 1950, was £1,434,000 or 38.8% of the total completed value of £3,699,000.

The progress made in the construction of new buildings, other than houses, may be seen in the next table which shows values of new buildings commenced, completed and under construction according to type for each year since 1945-46 and the last five quarters.

VALUE OF NEW BUILDINGS (OTHER THAN HOUSES).

Period	Flats	Shops with Dwelling	Shops Without Dwelling	Hotels, Guest Houses etc.	Factories	Other New Blds.	Total New Blds.
	£'000	£'000	£'000	£'000	£'000	£'000	£'000
<u>COMMENCED DURING PERIOD:</u>							
1945-46 (a)	-	-	-	-	-	-	-
1946-47	10	12	39	41	458	304	864
1947-48	25	26	40	57	311	545	1,004
1948-49	43	36	38	229	454	634	1,434
1949-50 - Sept. Qr.	5	10	14	11	336	92	468
Dec. Qr.	12	1	20	3	199	306	541
March Qr.	2	5	25	45	216	362	655
June Qr.	5	20	5	38	148	660	876
Year 1949-50	24	36	64	97	899	1,420	2,540
1950-51 - Sept. Qr.	3	16	59	33	108	346	565
Total since 1/7/46	105	126	240	457	2,230	3,249	6,407

COMPLETED DURING PERIOD:

1945-46	-	3	6	-	11	154	174
1946-47	17	9	12	4	51	187	280
1947-48	5	16	23	17	310	167	538
1948-49	29	30	32	107	334	286	818
1949-50 - Sept. Qr.	20	4	32	3	248	80	387
Dec. Qr.	1	6	7	44	138	56	252
March Qr.	1	12	18	13	30	110	184
June Qr.	6	13	9	25	147	134	334
Year 1949-50	28	35	66	85	563	380	1,157
1950-51 - Sept. Qr.	9	26	20	22	338	151	566
Total Since 1/7/45	88	119	159	235	1,607	1,325	3,533

UNDER CONSTRUCTION:

1946, 30th Sept.	11	11	10	6	365	253	656
1947, "	9	15	39	45	496	396	1,000
1948, "	41	47	25	114	638	657	1,522
1949, "	21	37	47	152	944	907	2,108
1949, 31st Dec.	33	30	54	114	1,010	1,174	2,415
1950, 31st March	39	24	62	146	1,179	1,360	2,810
1950, 30th June	32	35	62	169	1,222	1,818	3,338
1950, 30th Sept.	25	39	111	274	1,160	2,090	3,699

(a) Information not collected.

5. VALUE OF ALL BUILDINGS.

The value of all new buildings (including houses) completed in Tasmania has shown a further marked increase from £1,556,000 in June quarter, 1950, to £2,178,000 in September quarter, 1950. The values of all new buildings completed during the last five quarters, are as follows:- September quarter, 1949, £1,290,000; December quarter, 1949, £1,185,000; March quarter, 1950, £1,311,000; June quarter, 1950, £1,556,000; and September quarter, 1950, £2,178,000. New houses valued at £1,612,000 comprised 74.0% of the total figure for completions in September quarter, 1950, compared with a value of £903,000 or 70.0% of the total value of completions in September quarter, 1949.

The value of all new buildings under construction has also risen very rapidly from £1,882,000 at 30th September, 1946, to £6,413,000 at 30th September, 1949, and further to £9,503,000 at 30th September, 1950. The value of work done to date on all buildings under construction at 30th September, 1950, was £3,894,000 or 41.0% of the total completed value.

In comparing these money values, due allowance should be made for increases in building costs.

6. PERSONS WORKING ON NEW BUILDINGS.

Note: The figures quoted below include estimates for persons working on owner-built houses, but exclude principals and their employees engaged solely on alterations and additions.

There were 6,793 persons, including 1,735 working principals, working on new building construction in Tasmania at 30th September, 1950. Of these 3,208 were carpenters by trade, 1,448 builders' labourers and 467 brick layers.

The number of workers engaged is rising each quarter in common with the mounting volume of work under construction, the total at the end of September quarter in each of the following years being:- 1946, 3,139; 1947, 3,870; 1948, 4,843; 1949, 5,906; while the number reached 6,793 at 30th September, 1950. Of the latter number 5,173 were working on private contract jobs, 730 on owner-built jobs, and 890 on government day labour projects. The returns indicated that at 30th September, 1950, 4,348 were working on new houses, 1,628 on other new buildings, 318 on alterations and additions to houses, 276 on alterations and additions to other new buildings and 223 on repair and maintenance work.

Details of the number of workers classified according to type of occupation and grade of occupation at 30th June, 1946, and later dates are as follows -

WORKERS (a) ENGAGED ON JOBS CARRIED OUT BY BUILDERS OF NEW BUILDINGS IN TASMANIA.

OCCUPATION	NUMBERS AT							
	30 June 1946	30 June 1947	30 June 1948	30 Sep. 1949	31 Dec. 1949	31 Mar. 1950	30 June 1950	30 Sep. 1950
Carpenters	1,083	1,750	2,048	2,807	2,895	3,080	3,152	3,208
Bricklayers	217	257	284	403	396	428	402	467
Painters	207	214	248	327	313	394	360	397
Electricians	79	123	137	181	162	190	208	239
Plumbers	140	150	206	274	264	265	266	316
Builders' Labourers	466	721	770	1,287	1,256	1,411	1,303	1,448
Others	322	424	603	627	615	641	739	718
<u>Total Workers</u>	2,514	3,639	4,296	5,906	5,901	6,409	6,430	6,793

GRADE OF OCCUPATION.

Contractors (a)	330	578	716	972	1,044	1,114	1,159	1,113
Sub-Contractors (a)	232	297	375	458	422	454	506	622
Wage Earners	1,952	2,764	3,205	4,476	4,435	4,841	4,765	5,058

(a) Actually working on jobs.

DEFINITIONS OF TERMS USED.

Owner-Builder: For the purpose of this Bulletin, an owner-builder is a person who is actually building his own house or is having his house built under his own direction without the services of a Contractor.

Commenced: A building is regarded as having been commenced when work on foundations has begun. Owing to the difficulty of defining the exact point that this represents in building operations, it is probable that interpretations placed upon it by informants are not entirely uniform.

Completed: A building is regarded as having been completed when the builder has fulfilled the terms of the contract. As with commencements, the interpretations placed upon this definition may vary.

Under Construction: A building remaining uncompleted at the end of a period is regarded as being under construction regardless of whether construction was actively proceeding on that particular date.

Employment: The figures of employment relate to persons actually working on new buildings on a specified day. They include working principals, employees, men working as, or for, sub-contractors and men temporarily laid off on account of weather. In addition, they include some employees engaged on alterations, additions, renovations or repairs to buildings when these jobs are undertaken by a contractor who builds new buildings. The figures include estimates for persons working on owner-built houses.

Values: All values shown exclude the value of land and represent the estimated value of buildings on completion.

EXPLANATORY NOTES.

All figures in this Bulletin relate to the operations of private contractors, Government Authorities and owner-builders.

Figures relate only to the operations of persons who build

New Buildings.

Alterations, additions, renovations and repairs to buildings are excluded, because of the difficulty in obtaining complete lists of persons who engage in these operations.

Figures for houses exclude converted military huts, temporary dwellings, flats, and shop dwellings. Some houses built on farms are excluded but these do not affect the figures materially.

Commonwealth Bureau of Census and Statistics,
T. & G. Building,
Hobart,

Deputy

J. C. Stephen,
Commonwealth Statistician.

19th December, 1950.

